

104.0

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Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
840,100 / 840,100  
840,100 / 840,100  
840,100 / 840,100

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
25		OLD MIDDLESEX PATH, ARLINGTON

## OWNERSHIP

Unit #:

Owner 1: CAROWELL LLC	
Owner 2:	
Owner 3:	

Street 1: 1193 MASS AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: FOLEY PAUL W &amp; BARBARA T -

Owner 2: -

Street 1: 25 OLD MIDDLESEX PATH

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains .291 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1952, having primarily Clapboard Exterior and 1877 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D		Topo				
s		Street				
t		Gas:				

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12667		Sq. Ft.	Site		0	70.	0.63	4									560,007						560,000	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	12667.000	269,500	10,600	560,000	840,100		66644
							GIS Ref
							GIS Ref
							Insp Date
							09/11/18



**Patriot**  
Properties Inc.

## USER DEFINED

Prior Id # 1: 66644

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

mmcmakin

8241

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	269,500	10600	12,667.	560,000	840,100		Year end	12/23/2021
2021	101	FV	260,100	10600	12,667.	560,000	830,700		Year End Roll	12/10/2020
2020	101	FV	260,100	10600	12,667.	560,000	830,700		Year End Roll	12/18/2019
2019	101	FV	223,600	10900	12,667.	560,000	794,500	794,500	Year End Roll	1/3/2019
2018	101	FV	223,600	10900	12,667.	480,000	714,500	714,500	Year End Roll	12/20/2017
2017	101	FV	223,600	10900	12,667.	448,000	682,500	682,500	Year End Roll	1/3/2017
2016	101	FV	223,600	10900	12,667.	384,000	618,500	618,500	Year End	1/4/2016
2015	101	FV	222,500	11000	12,667.	344,000	577,500	577,500	Year End Roll	12/11/2014

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FOLEY PAUL W &	1486-36		2/29/2016	Change>Sale	725,000	No	No		
	1082-39		6/1/1991		195,000	No	No	Y	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/5/2011	235	Re-Roof	9,980					
7/28/2008	837	Ingr. Po	21,750					
11/16/2006	1002	Redo Bat	2,500			G8	GR FY08	

## ACTIVITY INFORMATION

Date	Result	By	Name
9/11/2018	MEAS&NOTICE	CC	Chris C
6/8/2009	Meas/Inspect	189	PATRIOT
11/22/1999	Inspected	267	PATRIOT
11/10/1999	Mailer Sent		
10/27/1999	Measured	264	PATRIOT
9/13/1991		KT	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_

